COMM SW COR OF NE1/4, RUN E 251.
RUN NW'LY 1440.84 FT, SE 298.74
SW APPROX 1390 FT, W APPROX 275.

ROBINSON KRIS/ROBINSON SANDRA
582 W DUVAL ST
LAKE CITY, FL 32055

2027

36-3S-16-02601-000

BUILDING CHARACTERISTICS

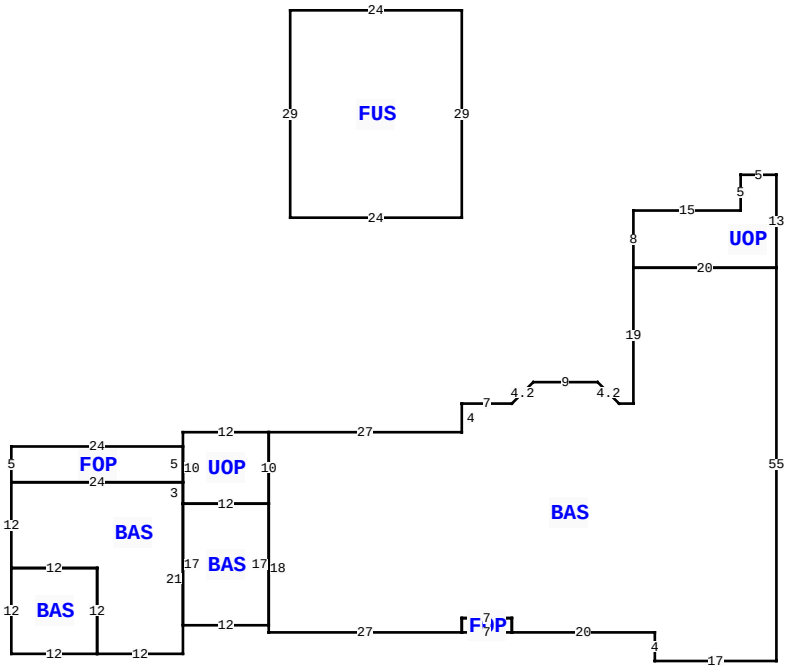
ELEMENT	CD	CONSTRUCTION
Exterior Wall	11	BD/BTN AVG 60
Exterior Wall	14	WD SHINGLE 40
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	01	NONE 100
Stories	1.5	1.5 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	36316.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	144	100		144	16,099
BAS	204	100		204	22,807
BAS	432	100		432	48,298
BAS	2,634	100		2,634	294,482
FOP	14	30		4	447
FOP	120	30		36	4,025
FUS	696	100		696	77,813
UOP	120	20		24	2,683
UOP	185	20		37	4,137
TOTALS	4,549			4,211	470,790

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	4,211	127.0477	139.75	588,487	1949	2005	0	0	0	20.00	80.00

1 SINGLE FAM 0% - 2025 Heated Area: 4110 HX Base Yr



393 NW OVERFLOW LAKE DR, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/23/2021 MLU
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	100	
2	0280	POOL R/CON	0	0	16	32	512.00	UT	70.00	70.00	100	1965	1965	3	40	14,336	
3	0020	BARN,FR	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	256	
4	0080	DECKING	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	500	
5	0260	PAVEMENT-A	0	0	0	0	1.00	UT	0.00	0.00	100	2009	2009	3	100	300	
6	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	2009	2009	3	100	1,200	
7	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	2014	2014	3	100	400	
8	0104	GENERATOR	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2025	2024		90	5,400	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	470,790
TOTAL MARKET OB/XF VALUE	22,492
TOTAL LAND VALUE - MARKET	27,660
TOTAL MARKET VALUE	520,942
SOH/AGL Deduction	0
ASSESSED VALUE	520,942
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	520,942
TOTAL JUST VALUE	520,942
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	529,498

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000052193	Electrical Servic		01/30/2025
17501	ADDN SFR	130	10/05/2000

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1530/1923	12/31/2024	WD	Q	I	01	630,000
GRANTOR: BROWN TOM W REVOCABLE						
GRANTEE: ROBINSON KRIS						
1485/883	2/20/2023	WD	U	I	11	100
GRANTOR: BROWN ANN BUTLER						
GRANTEE: BROWN TOM W REVOCAB						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W27 UOP= W12 S10 E12 N10$ S10 BAS= W12 BAS= N3 FOP= N5 W24 S5 E24$ W24 S12 BAS= S12 E12 N12 W12$ E12 S12 E12 N21$ S17 E12 N17$ S18 E27 FOP= E7 N2 W7 S2$ N2 E7 S2 E20 S4 E17 N55 UOP= N13 W5 S5 W15 S8 E20$ W20 S19 W2 U3 L3 W9 L3 D3 W7 S4$ PTR= N30 FUS= N29 W24 S29 E24$ S30$.

LAND DESCRIPTION

TOTAL OB/XF 22,492

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
2	0000	C	VAC RES	0		00	0.00	0.00	1.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	5,500							
3	0000	C	VAC RES	0		00	0.00	0.00	3.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	16,500							
4	9630	C	SWAMP	0		00	0.00	0.00	4.00	AC		1.00	1.00	1.00	40.00	40.00	160							

REVIEW DATE 02/11/2025 BY TW Total Acres: 9.00 Total Land Value: 27,660 Market: 0 Agricultural: 0 Common: 27,660 PRINTED 11/17/2026 BY SYS